

Grantee: Tucson, AZ

Grant: B-08-MN-04-0507

October 1, 2010 thru December 31, 2010 Performance Report



Grant Number:

B-08-MN-04-0507

Obligation Date:**Award Date:****Grantee Name:**

Tucson, AZ

Contract End Date:

03/25/2013

Review by HUD:

Reviewed and Approved

Grant Amount:

\$7,286,911.00

Grant Status:

Active

QPR Contact:

Michael Czechowski

Estimated PI/RL Funds:

\$1,073,969.15

Total Budget:

\$8,360,880.15

Disasters:**Declaration Number**

No Disasters Found

Narratives**Areas of Greatest Need:**

Funds have been targeted in census tracts that have been designated as those with high foreclosure rates.

Distribution and and Uses of Funds:

The City of Tucson will spend 27.7% of the grant fund meeting the 25% set aside requirement, assisting families earning less than 50% of area median income in the designated target areas.

\$720,000 of the administration funds have been fully obligated.

The balance of the grant has been to purchase foreclosed homes to be sold under a Land Trust model to individuals/families who earn between 50 and 65% of area median income.

Definitions and Descriptions:**Low Income Targeting:**

The City of Tucson will purchase 16 homes to be used as permanent rentals to families earning less than 50% of area median income.

Acquisition and Relocation:**Public Comment:****Overall****This Report Period****To Date****Total Projected Budget from All Sources**

N/A

\$7,355,546.72

Total Budget

\$0.00

\$7,355,546.72

Total Obligated

\$0.00

\$7,286,911.00

Total Funds Drawdown

\$419,268.05

\$6,854,478.77

Program Funds Drawdown

\$395,734.50

\$6,830,945.22



Program Income Drawdown	\$23,533.55	\$23,533.55
Program Income Received	\$37,720.25	\$37,720.25
Total Funds Expended	\$98,005.60	\$6,892,578.46
Match Contributed	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$1,093,036.65	\$0.00
Limit on Admin/Planning	\$728,691.10	\$303,737.40
Limit on State Admin	\$0.00	\$303,737.40

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$1,821,727.75	\$2,042,363.51

Overall Progress Narrative:

Rehab is now complete on the final re-sale home. Thirty-seven homes were acquired and rehabbed for resale and seventeen were acquired and rehabbed for the 25% set-aside. All seventeen are occupied by households below 50% AMI. The address and beneficiary are included in this report. The first resale home has been sold through the Pima County Community Land Trust. That information is also in this quarterly report.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
0001, Acquisition General	\$298,204.68	\$6,566,911.00	\$6,530,979.85
0002, NSP Rehabilitation Rental	\$0.00	\$0.00	\$0.00
0004, NSP Rehabilitation Resale	\$0.00	\$0.00	\$0.00
0005, NSP Disposition	\$0.00	\$0.00	\$0.00
0006, NSP Administration	\$97,529.82	\$720,000.00	\$299,965.37



Activities

Grantee Activity Number: 9123

Activity Title: NSP Administration

Activity Category:

Administration

Project Number:

0006

Projected Start Date:

03/23/2009

Benefit Type:

()

National Objective:

N/A

Activity Status:

Planned

Project Title:

NSP Administration

Projected End Date:

04/15/2010

Completed Activity Actual End Date:

Responsible Organization:

City of Tucson

Overall

Total Projected Budget from All Sources

Oct 1 thru Dec 31, 2010

N/A

To Date

\$925,685.63

Total Budget

\$0.00

\$925,685.63

Total Obligated

\$0.00

\$720,000.00

Total Funds Drawdown

\$101,301.85

\$303,737.40

Program Funds Drawdown

\$97,529.82

\$299,965.37

Program Income Drawdown

\$3,772.03

\$3,772.03

Program Income Received

\$3,772.03

\$3,772.03

Total Funds Expended

\$73,752.92

\$337,261.46

City of Tucson

\$73,752.92

\$337,261.46

Match Contributed

\$0.00

\$0.00

Activity Description:

Administration of NSP for Tucson, Arizona

Location Description:

Tucson, Arizona.

Activity Progress Narrative:

Total Administration expenditure for the quarter is \$73,752.92. Total program income reported and used \$3,772.03.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	9535
Activity Title:	Acq/Rehab

Activity Category:

Disposition

Project Number:

0001

Projected Start Date:

03/23/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition General

Projected End Date:

04/15/2010

Completed Activity Actual End Date:
Responsible Organization:

City of Tucson

Overall
Total Projected Budget from All Sources
Total Budget
Total Obligated
Total Funds Drawdown
Program Funds Drawdown
Program Income Drawdown
Program Income Received
Total Funds Expended

City of Tucson

Match Contributed
Oct 1 thru Dec 31, 2010

N/A

\$0.00

\$40,000.00

\$112,379.91

\$111,217.93

\$1,161.98

\$1,161.98

\$1,089.38

\$1,089.38

\$0.00

To Date

\$2,556,577.58

\$2,556,577.58

\$2,040,730.00

\$2,039,347.07

\$2,038,185.09

\$1,161.98

\$1,161.98

\$2,039,399.11

\$2,039,399.11

\$0.00

Activity Description:

Acquisition and rehabilitation of 17 foreclosed properties under the NSP for use as permanent rentals for client households that earn under 50% AMI.

These properties will be managed by the City of Tucson EI Portal program. While still owned by the City of Tucson, an outside agency manages the homes. All new leases of these 17 homes will be to households below 50% AMI.

Location Description:

Tucson, Arizona

Activity Progress Narrative:

Total expenditure for the quarter \$1,089.38. Total PI received \$1,161.98 of that \$1,161.98 was applied.

Seventeen of seventeen properties for 50% AMI were occupied in prior QPR, but are reported in this QPR due to beneficiary reporting issues. All properties are in Pima County. Dropdown menu does give choice other than "NA".

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	19/17



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	17/17
# of Multifamily Units	0	0/0
# of Singlefamily Units	0	17/17

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Permanent Jobs Created	0	0	0	0/17	0/0	0/17	0

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	17	0	17	17/17	0/0	17/17	100.00
# Renter Households	17	0	17	17/17	0/0	17/17	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
2249 E. Oregon	Tucson	NA	NA	85706	Not Validated / N
5738 S. Woodcrest	Tucson	NA	NA	85746	Not Validated / N
5469 S. Morris Circle	Tucson	NA	NA	85706	Not Validated / N
2843 E. Liverpool	Tucson	NA	NA	85706	Not Validated / N
135 S. Westmoreland	Tucson	NA	NA	85745	Not Validated / N
1967 W. Cabernet	Tucson	NA	NA	85746	Not Validated / N
5545 S. Cassia	Tucson	NA	NA	85706	Not Validated / N
763 N. Bantam	Tucson	NA	NA	85706	Not Validated / N
5162 S. Aleppo	Tucson	NA	NA	85706	Not Validated / N
316 W. 43rd Street, #2	Tucson	NA	NA	85713	Not Validated / N
1875 W. Horn Mesa	Tucson	NA	NA	85713	Not Validated / N
2644 N. Los Altos	Tucson	NA	NA	85705	Not Validated / N
316 W. 43rd Street # 1	Tucson	NA	NA	85713	Not Validated / N
9309 E. 39th Street	Tucson	NA	NA	85730	Not Validated / N
5215 S. Mallard	Tucson	NA	NA	85706	Not Validated / N
98 N. Silverbell	Tucson	NA	NA	85745	Not Validated / N
6459 S. Sunrise Valley	Tucson	NA	NA	85706	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



Grantee Activity Number:	9537
Activity Title:	Acq/Rehab

Activity Category:

Disposition

Project Number:

0001

Projected Start Date:

03/23/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition General

Projected End Date:

04/15/2010

Completed Activity Actual End Date:
Responsible Organization:

City of Tucson

Overall
Total Projected Budget from All Sources
Total Budget
Total Obligated
Total Funds Drawdown
Program Funds Drawdown
Program Income Drawdown
Program Income Received
Total Funds Expended

City of Tucson

Match Contributed
Oct 1 thru Dec 31, 2010

N/A

\$0.00

(\$40,000.00)

\$205,586.29

\$186,986.75

\$18,599.54

\$32,786.24

\$23,163.30

\$23,163.30

\$0.00

To Date

\$5,861,504.06

\$5,861,504.06

\$4,526,181.00

\$4,511,394.30

\$4,492,794.76

\$18,599.54

\$32,786.24

\$4,515,917.89

\$4,515,917.89

\$0.00

Activity Description:

Acquisition, rehabilitation and disposition of 37 foreclosed homes for resale to client households earning under 65% AMI through the Pima County Community Land Trust. The Land Trust will have a Inad lease on these homes for 99 years, automatically renewable for an additional 99 years, that will maintain long-term affordability. The owners may not convey the home without Pima County Community Land Trust involvement and may only receive 25% of equity, if any, in addition to full return of their investment, if proceeds from a future sale allow.

Location Description:

Tucson Arizona

Activity Progress Narrative:

Total expenditure for the quarter \$23,163.30. A total of \$32,786.24 was received this quarter of program income which \$18,599.54 was applied.

First home sold through Pima County Land Trust.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	22/37



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	1/37
# of Singlefamily Units	1	1/37

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Permanent Jobs Created	0	0	0	0/0	0/0	0/0	0

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	1	1	0/37	1/0	1/37	100.00
# Owner Households	0	1	1	0/37	1/0	1/37	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
6328 S. Bright Sun Avenue	Tucson	NA	NA	85706	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	9539
Activity Title:	NSP Disposition

Activity Category:

Disposition

Activity Status:

Planned

Project Number:

0005

Project Title:

NSP Disposition

Projected Start Date:

03/23/2009

Projected End Date:

01/15/2012

Benefit Type:

Direct (HouseHold)

Completed Activity Actual End Date:
National Objective:

NSP Only - LMMI

Responsible Organization:

City of Tucson

Overall
Oct 1 thru Dec 31, 2010
To Date
Total Projected Budget from All Sources

N/A

\$0.00

Total Budget

\$0.00

\$0.00

Total Obligated

\$0.00

\$0.00

Total Funds Drawdown

\$0.00

\$0.00

Program Funds Drawdown

\$0.00

\$0.00

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$0.00

Match Contributed

\$0.00

\$0.00

Activity Description:

Resale of 26 foreclosed homes to client huseholds earning under 65% AMI using a Community land Trust Model.

Location Description:

Tucson, Arizona

Activity Progress Narrative:
Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/0



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Permanent Jobs Created	0	0	0	0/0	0/0	0/0	0

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/0	0/0	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	